

Linda Christensen

From: Scot Buchanan <scot@scottrichards.com>
Sent: Thursday, October 03, 2013 5:40 PM
To: PDS comments
Subject: Statement regarding Bayview Ridge development

TO: Skagit County
FROM: Scot Buchanan, 12532 Eagle Dr Burlington WA 98233

I have attended both previous meetings at Bayview School regarding this development in the area where I have lived for 40 of my 48 years.

Echoing the comments of Roger Knutzen at the most recent Bayview school session, I understand the need for planned growth, but disagree with any proposal that brings higher density than the existing development in this region over the past 50 years. I encourage you to examine current US Census Data on future population GROWTH rates in combination with any consideration of what existing development will evolve to over the next 50 years in the cities of Burlington/Mount Vernon/Sedro Woolley.

There must be some consideration in a change, on the scale of what it being proposed for Bayview Ridge, to the aging neighborhoods in these city's that can/will be undertaken to absorb a good percentage of any potential future population growth. Any such revitalization to these city's should be considered as a counterbalance to a push about 6-plus homes per acre in the development of Bayview Ridge.

High-Density housing has a place, specifically where public transportation, police, and other social services are centralized and accessible. Creating such a community miles from the freeway and the nearest similar environment not only changes the scope of the type of development already prevalent in the Bayview Ridge area, it creates the potential for significant costs to the public to expand public transportation and other services such as police, fire, medical, public welfare. Under the guise of "urban sprawl", the interests of a few property developers/builders cannot outweigh the reality of what a logical and educated group of people are able to plan for the future development of Skagit County.

P.S. "Bayhill" was built with more density than I would like to see, but it was done well except for one thing; Why is the county allowing single FAMILY fairly high density housing to be built with NO SET-ASIDE park area for the children of these families to play? I know there are a dozen excuses as to why, but I encourage the county to consider a policy with such a requirement. "Bayhill" was a 40 acre field I played in while growing up.....now I live on the Golf Course and my kids have no recreational area outside of their yard in either the Country Club, Bayhill, or the Vedere Terrace(there was a play area there in the 1970's, but the HOA sold it off to add more homes...I guess the kids didn't have a seat on the board).

Thank you for reading/including this in any public comment
Scot Buchanan
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